

LEGAL DESCRIPTION:

THE EAST 295 FEET OF THE SOUTH $\frac{1}{2}$ OF THE SOUTHEAST $\frac{1}{4}$ OF THE SOUTHEAST $\frac{1}{4}$ OF THE SOUTHWEST, $\frac{1}{4}$ LESS THE NORTH 140 FEET THEREOF, AND LESS THE SOUTH 35 FEET AND THE EAST 35 FEET FOR ROADS ALL IN SECTION 17, TOWNSHIP 55 SOUTH, RANGE 40 EAST, MIAMI-DADE COUNTY, FLORIDA.

ADDRESS: 10201 SW 136TH STREET. MIAMI. FLORIDA.

CERTIFIED TO: CMG HOMES - 10201, LLC

FLOOD ZONE INFORMATION:

THE NATIONAL FLOOD INSURANCE RATE MAP PUBLISHED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, DELINEATES THE HEREIN DESCRIBED LAND TO BE SITUATED IN:

FLOOD ZONE: X MAP/PANEL: 12086C/0463 SUFFIX: L, EFFECTIVE DATE: 09-11-2009, FLOOD ELEV.: N/A FEET.

BEARING SHOWN ARE BASED UPON: N02°11'18"W (CENTERLINE SW 102nd AVE)

BENCH MARK USED: CD-16 ELEV.= 9.96

JOB No.: 41238

DRAWN BY: L.B.

DATE OF FIELD WORK: 12-15-2014

SURVEYOR'S NOTES:

- 1). EXAMINATION OF THE "ABSTRACT OF TITLE" WILL HAVE TO BE MADE TO DETERMINE RECORDED INSTRUMENTS, IF ANY, AFFECTING THIS PROPERTY.
- 2). LOCATION AND IDENTIFICATION OF UTILITIES AND EASEMENTS ARE SHOWN ARE SHOWN IN ACCORDANCE WITH RECORDED PLAT, IF ANY.
- 3). OWNERSHIP IS SUBJECT TO THE "OPINION OF TITLE".
- 4). THIS IS A: "BOUNDARY SURVEY".
- 5). ALL RIGHTS-OF-WAYS SHOWN ARE PUBLIC UNLESS OTHERWISE NOTED.
- 6). THIS SURVEY HAS A TRAVERSE CLOSURE OF NO LESS THAN 1.0 FOOT IN 7.500 FEET.
- 7). THE SURVEY DEPICTED HERE IS COVERED BY PROFESSIONAL LIABILITY INSURANCE.
- 8). NOT VALID WITHOUT THE SIGNATURE AND THE ORIGINAL RAISED SEAL OF A FLORIDA LICENSED SURVEYOR AND MAPPER.

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY: THAT THE ATTACHED SKETCH OF SURVEY OF THE ABOVE DESCRIBED PROPERTY IS A TRUE AND CORRECT REPRESENTATION OF A FIELD SURVEY, MADE UNDER MY DIRECTION, AND MEETS MINIMUM TECHNICAL STANDARDS AS SET FORTH BY THE FLORIDA BOARD OF PROFESSIONAL LAND SURVEYORS IN CHAPTER 5J-17 FLORIDA ADMINISTRATIVE CODE, PURSUANT TO SECTION 472.021, FLORIDA STATUTES.

Revised 1-20-2015 to correct legal description and 40' Zoned street line

SHEET 1 OF 2

JOB No.: 41238.
DATE OF SURVEY: 12-15-2014
DRAWN BY: L.B.
DRAWING DATE: 12-15-2014

LOCATION SKETCH

NOT TO SCALE

FOR: CMG HOMES

BY:

JUAN R. MARTINEZ

PROFESSIONAL LAND SURVEYOR NO.: 2160

STATE OF FLORIDA

CERTIFICATE NO. L.B. 1751

JUAN R. MARTINEZ & ASSOCIATES, INC.

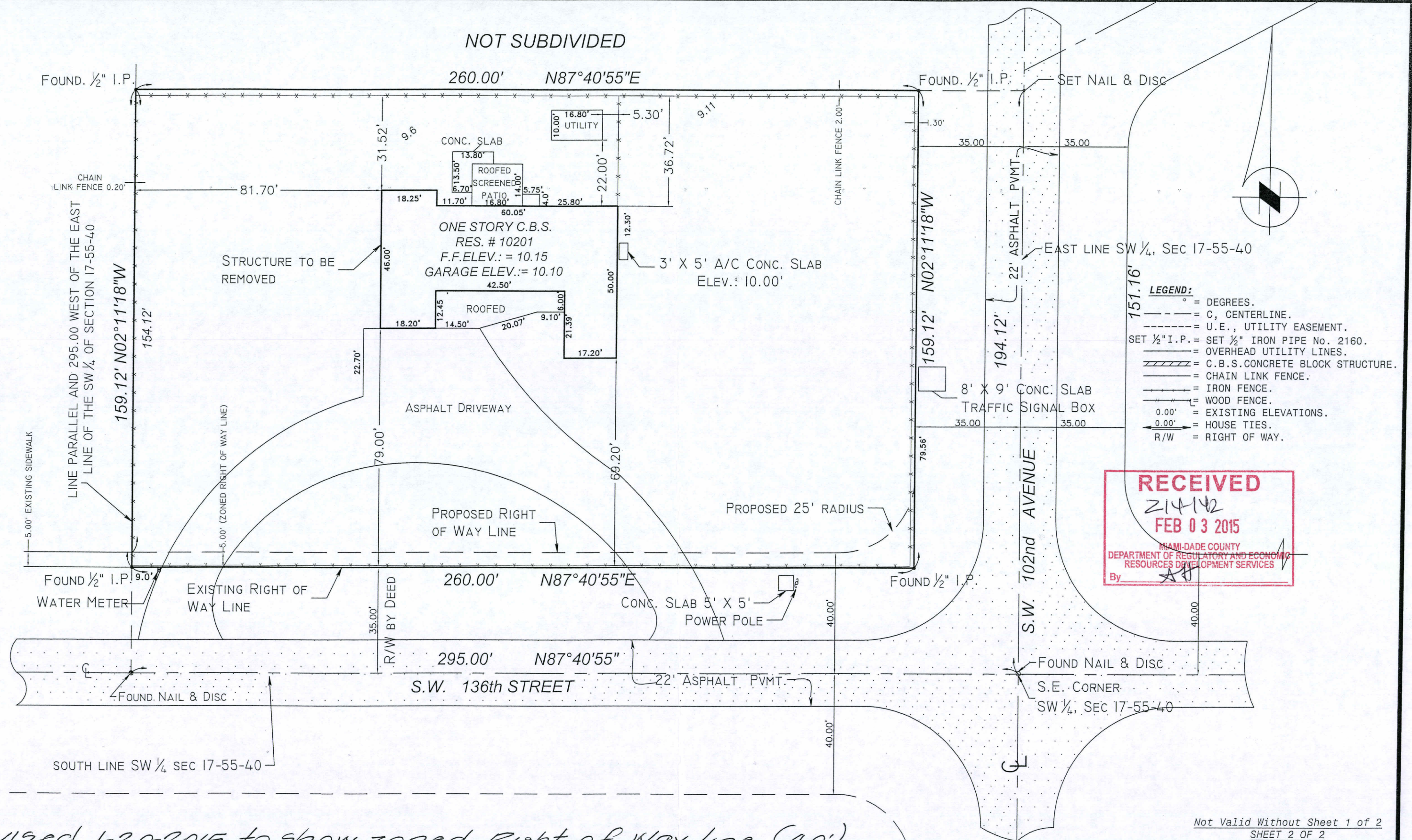
ENGINEERS-SURVEYORS-PLANNERS

8550 WEST FLAGLER STREET, SUITE 106

MIAMI, FLORIDA 33144

PHONE: (305) 552-7007 FAX: (305) 552-7016

NOT SUBDIVIDED



Revised 1-20-2015 to show zoned Right of Way line (40')

Not Valid Without Sheet 1 of 2
SHEET 2 OF 2

JOB No.: 41238

DATE OF FINAL SURVEY: 12-15-2014

DRAWN BY: L.B.

DRAWING DATE: 12-15-2014

FOR: CMG HOMES

BOUNDARY SURVEY

SCALE: 1" = 30'

JUAN R. MARTINEZ & ASSOCIATES, INC.

ENGINEERS · SURVEYORS · PLANNERS
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MIAMI, FLORIDA 33144
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